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From: **Daniel Churgin** <DChurgin@romerdebbas.com>
Date: Fri, May 26, 2017 at 10:12 AM
Subject: 123 West 131st Street
To: "Geannetta@gmail.com" <Geannetta@gmail.com>

Good morning Ms. Jackson,

I hope this email finds you well on the eve of Memorial Day weekend. I represent the purchasers of the unit you currently rent, Barry Minkin and Christina Smith. I am reaching out to introduce myself as prior communication has been rife with misinformation due to Seller providing an incomplete picture of your tenancy.

My clients share your frustration, are sincerely apologetic for all of the back and forth, and trust that going forward a cordial relationship will prevail.

Towards that end I would like to provide you with the attached estoppel certificate for your review and comment. It establishes that you are currently under the one-year extension of the initial two year term. Further, it acknowledges that the security deposit and last month's rent have been paid to the Mr. Champel, they will then be transferred to my clients at closing. The purchasers are willing to work with you to ensure that the estoppel certificate protects your and their interests fairly and equally.

See below for my full contact information. Feel free to reach out to me to discuss the attached or any further matter.

Best regards,
Daniel

Daniel M. Churgin, Esq.

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